

**ORDINANCE 95-05**

**TO AMEND THE BLOOMINGTON ZONING MAPS FROM RS to RL,  
GRANT PUD DESIGNATION, AND APPROVE OUTLINE PLAN**

**Re: 1505 W. Allen  
(Adams Bend Development, Petitioner)**

WHEREAS, the Common Council passed a Zoning Ordinance amendment and adopted new incorporated zoning maps on June 7, 1978 which are now incorporated in Title 20 of the Bloomington Municipal Code; and

WHEREAS, the Plan Commission has considered this case, RL/PUD-80-94 and recommended that the petitioner, Adams Bend Development be granted an amendment to the Bloomington zoning maps, PUD designation, and outline plan approval and request that the Common Council consider their petition;

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION I. Through the authority of IC 36-7-4 that the zoning be changed from RS to RL for the property located at 1505 W. Allen. That property is further described as follows:

A part of Seminary Lot Number 176, a subdivision of a part of Sections 5 and 6, Township 8 North, Range 1 West, Monroe County, Indiana, as depicted in Deed Record K, Pages 1 - 5, and Deed Record N, Pages 503 - 504, and being more particularly described as follows:

BEGINNING at a 5/8" rebar set at the southeast corner of said Seminary Lot Number 176; thence SOUTH 86 degrees 11 minutes 27 seconds West (assigned bearing basis) 638.71 feet along the northerly right-of-way of a 16.5 foot unimproved road to a 5/8" rebar set at the southwest corner of said lot; thence NORTH 04 degrees 47 minutes 56 seconds West 731.77 feet along the west line of said lot to a 5/8" rebar set at the southwest corner of land of Ray; thence NORTH 87 degrees 22 minutes 21 seconds East 147.58 feet along the south line of said land of Ray to a set 5/8" rebar; thence NORTH 04 degrees 47 minutes 56 seconds West 120.81 feet along the east line of said land of Ray to a 5/8" rebar set on the proposed southerly right-of-way of Allen Street; thence NORTH 04 degrees 47 minutes 56 seconds West 26.77 feet along said east line of land of Ray to the existing southerly right-of-way of Allen Street; thence NORTH 87 degrees 22 minutes 21 seconds East 477.28 feet along said existing southerly right-of-way to the northeast corner of said Seminary Lot Number 176; thence SOUTH 05 degrees 44 minutes 15 seconds East 26.77 feet along the westerly right-of-way of a 16.5 foot road to a 5/8" rebar set on the proposed southerly right-of-way of Allen Street; thence SOUTH 05 degrees 44 minutes 15 seconds East 840.05 feet along said westerly right-of-way to the POINT OF BEGINNING, containing 12.15 acres, more or less.

EXCEPTING THEREFROM:

A part of Seminary Lot Number 176, a subdivision of a part of Sections 5 and 6, Township 8 North, Range 1 West, Monroe County, Indiana, as depicted in Deed Record K, Pages 1 - 5, and Deed Record N, Pages 503 - 504, and being more particularly described as follows:

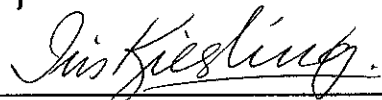
COMMENCING at a 5/8" rebar set at the southwest corner of said Seminary Lot Number 176; thence NORTH 04 degrees 47 minutes 56 seconds West (assigned bearing basis) 714.77 feet along the west line of said lot to a 5/8" rebar set at the POINT OF BEGINNING; thence NORTH 04 degrees 47 minutes 56 seconds West 17.00 feet along said west line to a 5/8" rebar set at the southwest corner of land of Ray; thence NORTH 87 degrees 22 minutes 21 seconds East 147.58 feet along the south line of Ray to a 5/8" rebar set at the southeast corner thereof; thence SOUTH 04 degrees 47 minutes 56 seconds East 17.00 feet to a set 5/8" rebar; thence SOUTH 87 degrees 22 minutes 21 seconds West 147.58 feet to the Point of Beginning, containing 2507 square feet, more or less.

SECTION II. Through the authority of IC 36-7-4 and pursuant to Chapter 20.13 of the Bloomington Municipal Code, that an outline plan be approved and that the property described be designated a PUD.

SECTION III. The Outline Plan shall be attached and made a part of this ordinance.

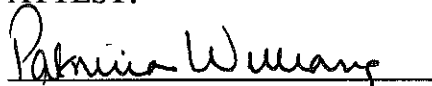
SECTION IV. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 18<sup>th</sup> day of January, 1995.



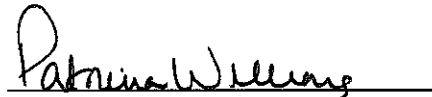
IRIS KIESLING, President  
Bloomington Common Council

ATTEST:



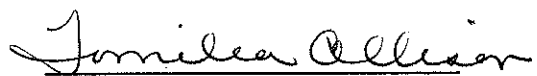
PATRICIA WILLIAMS, Clerk  
City of Bloomington

PRESENTED by me to Mayor of the City of Bloomington, Monroe County, Indiana, upon this 19<sup>th</sup> day of January, 1995.



PATRICIA WILLIAMS, Clerk  
City of Bloomington

SIGNED AND APPROVED by me upon this 19<sup>th</sup> day of January, 1995.



TOMILEA ALLISON, Mayor  
City of Bloomington

#### SYNOPSIS

This ordinance grants a rezone from RS to RL/PUD and approves an outline plan for a 128-unit multi-family residential development on approximately 12.15 acres located at 1505 W. Allen. The existing single family residence which fronts on Allen St. will be preserved.

Signatures to:  
Planning  
Retention